



DEVELOPMENT SERVICES DEPARTMENT  
ENVIRONMENTAL COORDINATOR  
450 110<sup>th</sup> Ave NE., P.O. BOX 90012  
BELLEVUE, WA 98009-9012

### **OPTIONAL DETERMINATION OF NON-SIGNIFICANCE (DNS) NOTICE MATERIALS**

The attached materials are being sent to you pursuant to the requirements for the Optional DNS Process (WAC 197-11-355). A DNS on the attached proposal is likely. This may be the only opportunity to comment on environmental impacts of the proposal. Mitigation measures from standard codes will apply. Project review may require mitigation regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for this proposal may be obtained upon request.

File No. 19-102730-LO

Project Name/Address: Li Backyard Landscaping

Planner: Peter Rosen

Phone Number: 425-452-5210

**Minimum Comment Period:** February 7, 2019

Materials included in this Notice:

- ☒ Blue Bulletin
- ☒ Checklist
- ☒ Vicinity Map
- ☐ ☐ ☐ Plans
- ☐ ☐ ☐ Other:

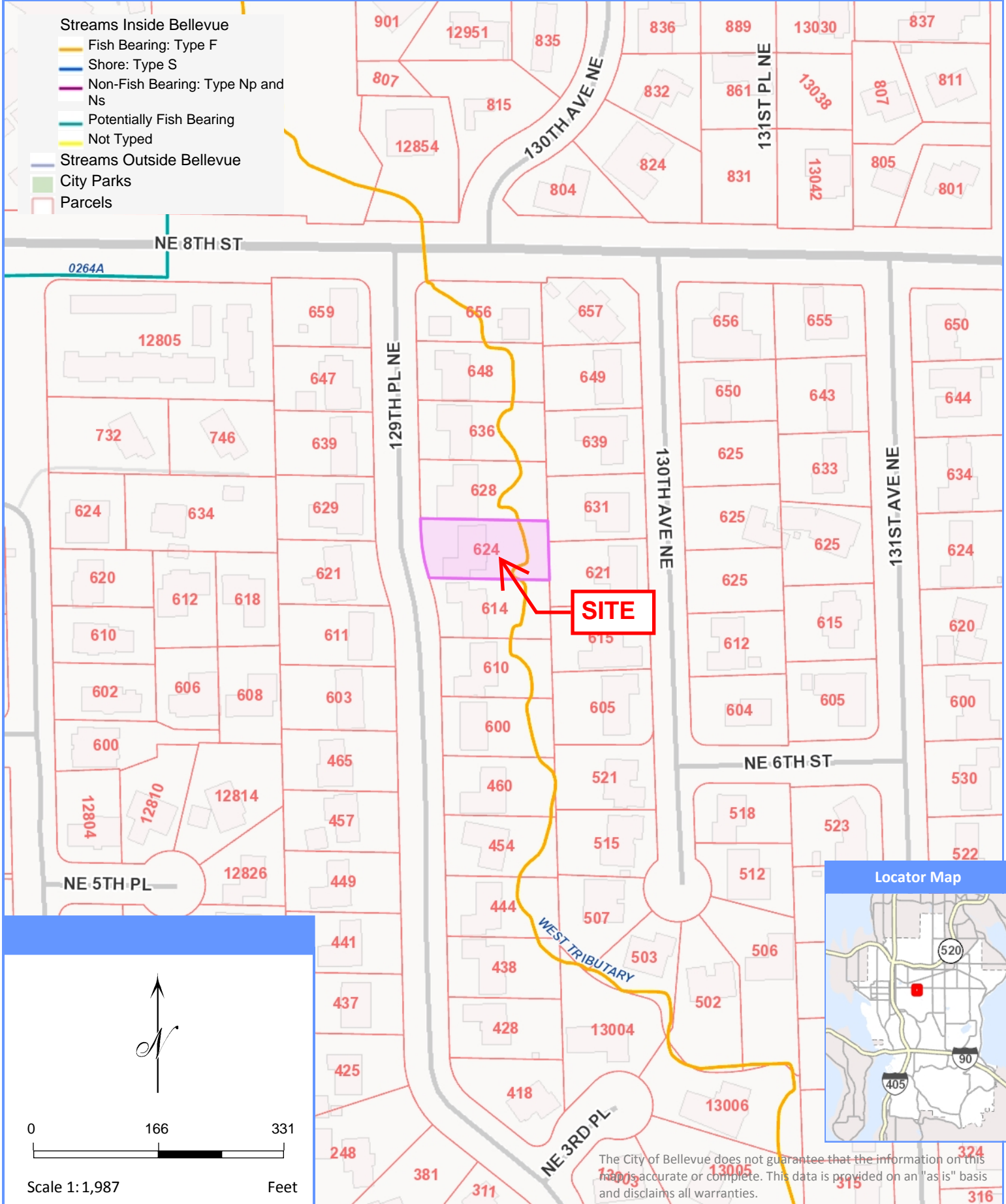
#### **OTHERS TO RECEIVE THIS DOCUMENT:**

- ☒ State Department of Fish and Wildlife / [Sterwart.Reinbold@dfw.gov](mailto:Sterwart.Reinbold@dfw.gov); [Christa.Heller@dfw.wa.gov](mailto:Christa.Heller@dfw.wa.gov);
- ☒ State Department of Ecology, Shoreline Planner N.W. Region / [Jobu461@ecy.wa.gov](mailto:Jobu461@ecy.wa.gov); [sepaunit@ecy.wa.gov](mailto:sepaunit@ecy.wa.gov)
- ☒ Army Corps of Engineers [Susan.M.Powell@nws02.usace.army.mil](mailto:Susan.M.Powell@nws02.usace.army.mil)
- ☒ Attorney General [ecyolyef@atg.wa.gov](mailto:ecyolyef@atg.wa.gov)
- ☒ Muckleshoot Indian Tribe [Karen.Walter@muckleshoot.nsn.us](mailto:Karen.Walter@muckleshoot.nsn.us); [Fisheries.fileroom@muckleshoot.nsn.us](mailto:Fisheries.fileroom@muckleshoot.nsn.us)

# VICINITY MAP



- Streams Inside Bellevue
- Fish Bearing: Type F
  - Shore: Type S
  - Non-Fish Bearing: Type Np and Ns
  - Potentially Fish Bearing
  - Not Typed
- Streams Outside Bellevue
- City Parks
  - Parcels





DEVELOPMENT SERVICES DEPARTMENT  
450 110<sup>TH</sup> AVENUE NE  
BELLEVUE, WA 98009-9012

Environmental Checklist  
reviewed by Peter Rosen  
(PR) 1/22/2019

## **SEPA Environmental Checklist**

If you need assistance in completing the checklist or have any questions regarding the environmental review process, please visit the Land Use Desk in the Permit Center between 8 a.m. and 4 p.m., Monday through Friday (Wednesday, 10 to 4) or call or email the Land Use Division at 425-452-4188 or [landusereview@bellevuewa.gov](mailto:landusereview@bellevuewa.gov). Assistance for the hearing impaired: Dial 711 (Telecommunications Relay Service).

### ***Purpose of checklist:***

The City of Bellevue uses this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

### ***Instructions for applicants:***

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown. You may also attach or incorporate by reference additional studies and reports. Please make complete and accurate answers to these questions to the best of your ability in order to avoid delays.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The City may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

**PLEASE REMEMBER TO SIGN THE CHECKLIST.** Electronic signatures are also acceptable.

## A. Background [\[help\]](#)

1. Name of proposed project, if applicable: [\[help\]](#)  
*Li Property Back-Yard Landscaping*
2. Name of applicant: [\[help\]](#)  
*Yun Li*
3. Address and phone number of applicant and contact person: [\[help\]](#)  
*624 129<sup>th</sup> Place NE, Bellevue, WA*
4. Date checklist prepared: [\[help\]](#)  
*December 20, 2018*
5. Agency requesting checklist: [\[help\]](#)  
*City of Bellevue*
6. Proposed timing or schedule (including phasing, if applicable): [\[help\]](#)  
*Spring 2019*
7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. [\[help\]](#)  
*No*
8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal. [\[help\]](#)  
*Confluence Environmental Company. 2018. 624 129<sup>th</sup> Place NE stream report. Prepared for Yun Li, Bellevue, Washington, by Confluence Environmental Company, Seattle, Washington.*
9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain. [\[help\]](#)  
*No*
10. List any government approvals or permits that will be needed for your proposal, if known. [\[help\]](#)  
*WDFW, HPA*
11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.) [\[help\]](#)  
*This SEPA checklist is being prepared as part of a post-development permitting action (i.e., enforcement action). The owners constructed improvements to their back-yard landscaping, which is within a 75-foot stream buffer. The project replaced a rotting timber staircase and 2-foot-tall retaining wall with landscaping bricks. Two additional retaining walls were built to stabilize moderately steep slopes in the backyard. The lowest-most retaining wall was built within 25 feet of the ordinary*

high water mark of the stream and will be removed. Although not built yet, the project would add a footbridge over the stream to provide access to the other side of the property without having to wade across the stream.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist. [\[help\]](#)

*624 129<sup>th</sup> Place NE, Bellevue, WA.*

*T 25N, R5E, S 33*

## B. Environmental Elements [\[help\]](#)

### 1. Earth [\[help\]](#)

- a. General description of the site: [\[help\]](#) (select one): ☐ Flat, ☐ rolling, ☒ hilly, ☐ steep slopes, ☐ mountainous, other: *moderately steep slope (not steep enough to be defined as steep slope)*
- b. What is the steepest slope on the site (approximate percent slope)? [\[help\]](#)  
*18%*
- c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils. [\[help\]](#)  
*Loamy soils*
- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe. [\[help\]](#)  
*No, small amounts of scour were observed along banks of stream on property.*
- e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill. [\[help\]](#)  
*Grading of approximately 3,200 square feet in back yard to reduce erosion potential. Approximately 29 cubic yards of topsoil was imported to promote the growth of grass. Sod will be placed over disturbed ground.*
- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe. [\[help\]](#)  
*Erosion could occur during removal of one retaining wall and during construction of the footings for the bridge.*
- g. About what percent of the site will be covered with impervious surfaces after project



construction (for example, asphalt or buildings)? [\[help\]](#)

*Approximately 260 linear feet of new retaining wall was installed. Approximately 55 linear feet of retaining wall will be removed. The retaining walls are approximately 2 feet wide; thus, after removal of the lowest wall, a total of 410 square feet of impervious surface will be added to the buffer area.*

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any: [\[help\]](#)  
*Grading of ground to slopes less than 20%, seeding disturbed soils, and installing silt fence.*

Project will comply with erosion and sediment controls per BCC 23.76

## 2. Air [\[help\]](#)

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known. [\[help\]](#)  
*Landscaping was done by hand, so no emissions resulted from the project. Typical landscaping trucks were used to transport landscaping bricks to site.*
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe. [\[help\]](#)  
*No*
- c. Proposed measures to reduce or control emissions or other impacts to air, if any: [\[help\]](#)  
*Trucks used to transport landscaping bricks met state emission requirements.*

## 3. Water [\[help\]](#)

### a. Surface Water:

- 1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into. [\[help\]](#)  
*Yes, the West Tributary to Kelsey Creek is on-site.*
- 2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans. [\[help\]](#)  
*Yes, all landscaping work was within 200 feet of the creek. The bridge, if built, would cross the creek.*
- 3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material. [\[help\]](#)  
*No fill or removal of material would occur below the ordinary high water mark of the creek.*
- 4) Will the proposal require surface water withdrawals or diversions? Give general

The 100-year floodplain of the West Tributary extends into the backyard, not yet determined if imported soil or rockery is within floodplain

description, purpose, and approximate quantities if known. [\[help\]](#)

No

- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan. [\[help\]](#)

No

- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge. [\[help\]](#)

No

b. Ground Water:

- 1) Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give general description, purpose, and approximate quantities if known. [\[help\]](#)

No

- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve. [\[help\]](#)

None

c. Water runoff (including stormwater):

- 1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe. [\[help\]](#)

*The gentler slopes created by the landscaping allows for greater infiltration and reduces runoff.*

- 2) Could waste materials enter ground or surface waters? If so, generally describe. [\[help\]](#)

No

- 3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe. [\[help\]](#)

No

- d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any: [\[help\]](#)

None

Project will comply with erosion and sediment controls per BCC 23.76

4. Plants [\[help\]](#)

- a. Check the types of vegetation found on the site: [\[help\]](#)

☒deciduous tree: alder, maple, aspen, other: *Click here to enter text.*

☐evergreen tree: fir, cedar, pine, other: *Click here to enter text.*

☐shrubs

☒grass

☐pasture

☐crop or grain

☐Orchards, vineyards or other permanent crops.

☐wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other: *Click here to enter text.*

☐water plants: water lily, eelgrass, milfoil, other: *Click here to enter text.*

☐other types of vegetation: *Click here to enter text.*

- b. What kind and amount of vegetation will be removed or altered? [\[help\]](#)

*No woody vegetation was removed during grading. Grading occurred in areas of bare ground, sparse grass, or herbaceous weeds.*

- c. List threatened and endangered species known to be on or near the site. [\[help\]](#)

*None*

- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any: [\[help\]](#)

*Sod was placed over disturbed soils. After the lowest wall is removed the area will be slightly graded and planted with native shrubs.*

- e. List all noxious weeds and invasive species known to be on or near the site. [\[help\]](#)

*Himalayan blackberry is located adjacent to the property.*

## 5. Animals [\[help\]](#)

- a. List any birds and other animals which have been observed on or near the site or are known to be on or near the site. [\[help\]](#)

Examples include:

birds: ☐hawk, ☐heron, ☐eagle, ☒songbirds, other: *Click here to enter text.*

mammals: ☐deer, ☐bear, ☐elk, ☐beaver, other: *Click here to enter text.*

fish: ☐bass, ☒salmon, ☒trout, ☐herring, ☐shellfish, other: *Click here to enter text.*

- b. List any threatened and endangered species known to be on or near the site. [\[help\]](#)

*Chinook salmon has been documented in creek by WDFW. Steelhead trout are assumed to be present by WDFW*

- c. Is the site part of a migration route? If so, explain. [\[help\]](#)

*Fish migrate to spawning areas upstream of property.*

- d. Proposed measures to preserve or enhance wildlife, if any: [\[help\]](#)

*Planting native shrubs within stream buffer will enhance the riparian area.*

*West Tributary is used by sockeye, chinook and coho salmon, migratory and resident cutthroat trout. Fish Use of Stream Drainage Basins in the City of Bellevue, March 2010*



- e. List any invasive animal species known to be on or near the site. [\[help\]](#)

None

## 6. Energy and Natural Resources [\[help\]](#)

- a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc. [\[help\]](#)

*Not applicable/No energy is needed for the project.*

- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe. [\[help\]](#)

*No*

- c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any: [\[help\]](#)

*None*

## 7. Environmental Health [\[help\]](#)

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe. [\[help\]](#)

*No*

- 1) Describe any known or possible contamination at the site from present or past uses. [\[help\]](#)

*None*

- 2) Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity. [\[help\]](#)

*None*

- 3) Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project. [\[help\]](#)

*None*

- 4) Describe special emergency services that might be required. [\[help\]](#)

*None*

- 5) Proposed measures to reduce or control environmental health hazards, if any: [\[help\]](#)

*None*

- b. Noise [\[help\]](#)

- 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)? [\[help\]](#)

*Click here to enter text.*

- 2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indi-cate what hours noise would come from the site. [\[help\]](#)

*No changes or increase to noise levels from the project would occur.*

- 3) Proposed measures to reduce or control noise impacts, if any: [\[help\]](#)

*None*

## 8. Land and Shoreline Use [\[help\]](#)

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe. [\[help\]](#)

*Residential. The project will not affect current land uses on or nearby property*

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses as a result of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use? [\[help\]](#)

*No*

- 1) Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how: [\[help\]](#)

*No*

- c. Describe any structures on the site. [\[help\]](#)

*Single-family home, retaining walls, and exterior stairs*

- d. Will any structures be demolished? If so, what? [\[help\]](#)

*A small, timber retaining wall and associated stairs was demolished and replaced with a pre-cast landscaping brick wall and stairs.*

- e. What is the current zoning classification of the site? [\[help\]](#)

*R 3.5*

- f. What is the current comprehensive plan designation of the site? [\[help\]](#)

*SF-M*

- g. If applicable, what is the current shoreline master program designation of the site? [\[help\]](#)

*Not applicable*

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify. [\[help\]](#)

*Yes, the West Tributary Kelsey Creek is a critical area (i.e., stream) and its associated 75-foot buffer encompasses the*

*entire back yard.*

- i. Approximately how many people would reside or work in the completed project? [\[help\]](#)  
*2*
- j. Approximately how many people would the completed project displace? [\[help\]](#)  
*0*
- k. Proposed measures to avoid or reduce displacement impacts, if any: [\[help\]](#)  
*None*
- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any: [\[help\]](#)  
*None, there is no change to existing use from the project.*
- m. Proposed measures to ensure the proposal is compatible with nearby agricultural and forest lands of long-term commercial significance, if any: [\[help\]](#)  
*None*

## **9. Housing** [\[help\]](#)

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing. [\[help\]](#)  
*None*
- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing. [\[help\]](#)  
*None*
- c. Proposed measures to reduce or control housing impacts, if any: [\[help\]](#)  
*None*

## **10. Aesthetics** [\[help\]](#)

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed? [\[help\]](#)  
*40 inches*
- b. What views in the immediate vicinity would be altered or obstructed? [\[help\]](#)  
*None*
- c. Proposed measures to reduce or control aesthetic impacts, if any: [\[help\]](#)  
*None*

## **11. Light and Glare** [\[help\]](#)

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur? [\[help\]](#)  
*None*

- b. Could light or glare from the finished project be a safety hazard or interfere with views? [\[help\]](#)

*No*

- c. What existing off-site sources of light or glare may affect your proposal? [\[help\]](#)

*None*

- d. Proposed measures to reduce or control light and glare impacts, if any: [\[help\]](#)

*None*

## 12. Recreation [\[help\]](#)

- a. What designated and informal recreational opportunities are in the immediate vicinity? [\[help\]](#)

*None - the site is surrounded by private single-family homes.*

- b. Would the proposed project displace any existing recreational uses? If so, describe. [\[help\]](#)

*None*

- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any: [\[help\]](#)

*None*

## 13. Historic and cultural preservation [\[help\]](#)

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers located on or near the site? If so, specifically describe. [\[help\]](#)

*No*

- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources. [\[help\]](#)

*No*

- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc. [\[help\]](#)

*GIS parcel information data from King County iMAP*

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required. [\[help\]](#)

*None*

## 14. Transportation [\[help\]](#)

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any. [\[help\]](#)

129<sup>th</sup> Place NE

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop? [\[help\]](#)  
*Yes*
- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate? [\[help\]](#)  
*None*
- d. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private). [\[help\]](#)  
*No*
- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe. [\[help\]](#)  
*No*
- f. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates? [\[help\]](#)  
*None*
- g. Will the proposal interfere with, affect or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe. [\[help\]](#)  
*No*
- h. Proposed measures to reduce or control transportation impacts, if any: [\[help\]](#)  
*None*

#### 15. Public Services [\[help\]](#)

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe. [\[help\]](#)  
*No*
- b. Proposed measures to reduce or control direct impacts on public services, if any. [\[help\]](#)  
*None*

#### 16. Utilities [\[help\]](#)

- a. Circle utilities currently available at the site: [\[help\]](#)  
electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other  
*Electricity, natural gas, water, refuse service, telephone, sanitary sewer, and internet are all available.*
- c. Describe the utilities that are proposed for the project, the utility providing the service,

and the general construction activities on the site or in the immediate vicinity which might be needed. [\[help\]](#)

None

### C. Signature [\[help\]](#)

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature



Name of signee: *Kerrie McArthur, PWS*

Position and Agency/Organization: *Confluence Environmental Company, Authorized Agent*

Date Submitted: *December 19, 2018*





To: City of Bellevue

cc: Yun Li,

From: Kerrie McArthur

A handwritten signature in blue ink, appearing to read "K. McArthur", is placed below the printed name.

Date: June 18, 2018

Re: Pre-Development Services Application Project Narrative

---

## PROJECT NARRATIVE

The owners of 624 129<sup>th</sup> Place NE, Bellevue (tax parcel 1159400050) received a "Request for Voluntary Compliance" from the City of Bellevue on June 7, 2018. The request was issued due to work without permits within a critical area setback of a fish-bearing stream (i.e., work within the stream buffer of West Tributary of Kelsey Creek). The request indicated that work included clearing and hand grading of over 1,000 square feet and the construction of stairs and retaining walls.

The owners are proposing improvements to their backyard landscaping. The project would replace a rotting timber staircase and 2-foot tall retaining wall with landscaping bricks. The project also includes two additional retaining walls to stabilize steep slopes in the backyard. If allowed, the project would add a footbridge over the stream to provide access to the other side of the property without having to wade across the stream.

## Conditions Prior to Unpermitted Activities

Prior to the issuance of the request for voluntary compliance, the backyard consisted of lawn, weedy herbaceous species, a single mature big leaf maple (*Acer macrophyllum*), a rotting timber staircase, and a small, rotting, timber retaining wall that ran the length of the house, just under the deck (Figures 1, 2, and 3). The small retaining wall appeared to be inadequate for retaining the steep slope behind the wall. The backyard had a terraced shape, in that there was a steep slope that the staircase allowed access down, to a flatter but still sloped terrace. A second steep slope is located approximately halfway between the house and stream. No staircase existed on this steep slope, making access down the slope a safety hazard. A second terrace is located at the base of this steep slope that eventually slopes to the creek.

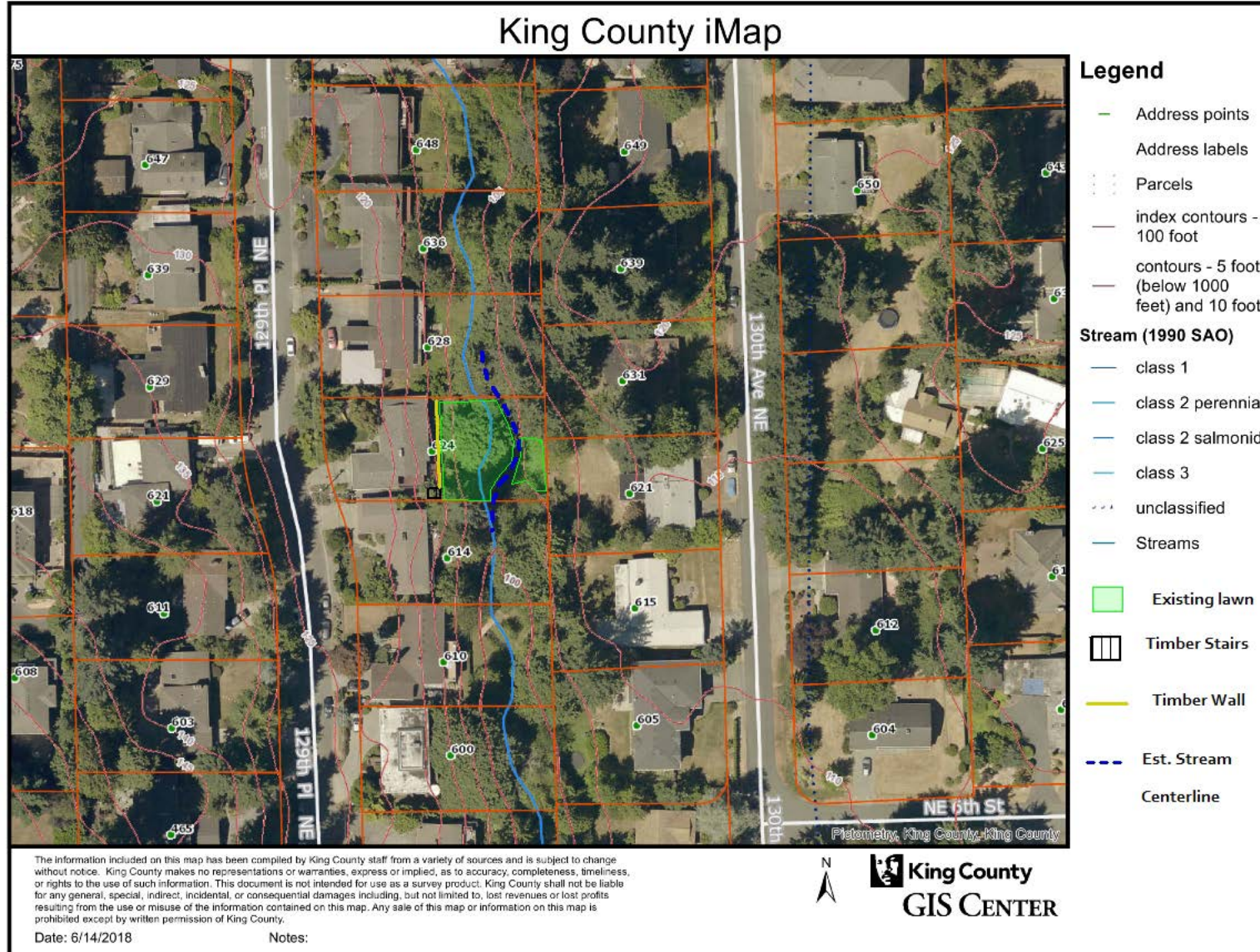


Figure 1. Backyard Plan View Prior to Replacement of Stairs and Retaining Wall





Figure 2. Backyard Prior to Replacement of Stairs and Retaining Wall

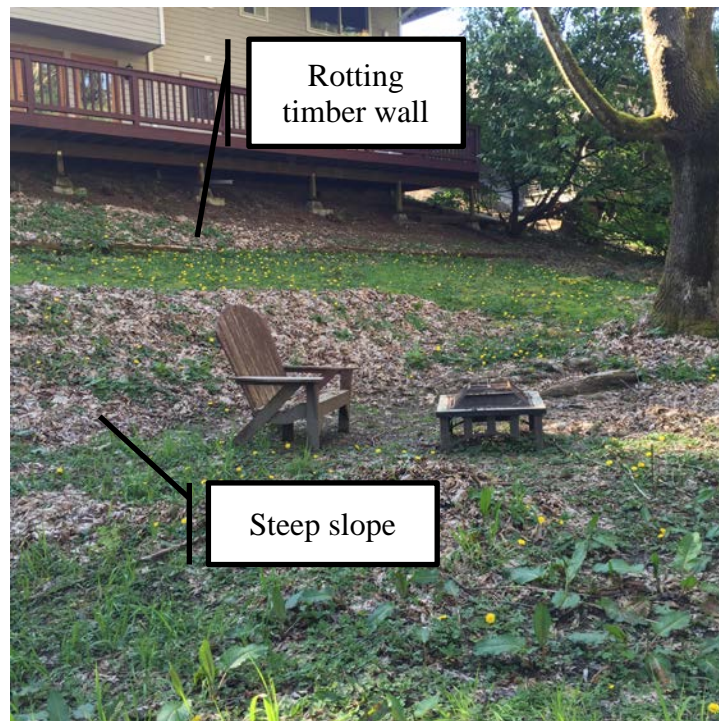


Figure 3. Backyard Prior to Replacement of Stairs and Retaining Wall

## Current Conditions

Phase I of the project involved removing the rotting timber stairs and retaining wall and replacing these features with landscaping bricks (Figures 4, 5, and 6). The project also includes installing a second staircase down the steep slope located in the center of the backyard and to stabilize the slope with a second 4-foot tall retaining wall. A third small retaining wall is installed closer to the ordinary high water mark of the creek. No works have been done within the stream channel.

Phase II of the project, which has not occurred yet, would involve constructing a footbridge over the stream to allow access to the other side of the property without crossing in the stream channel. Bridge footings would be placed landward of the ordinary high water mark. The proposed footbridge has not been designed, as the applicant would like to receive additional guidance on requirements to construct the bridge.

The project did not disturb mature trees or shrubs. Disturbed lawn and herbaceous weeds will be replaced with lawn to complete the project.



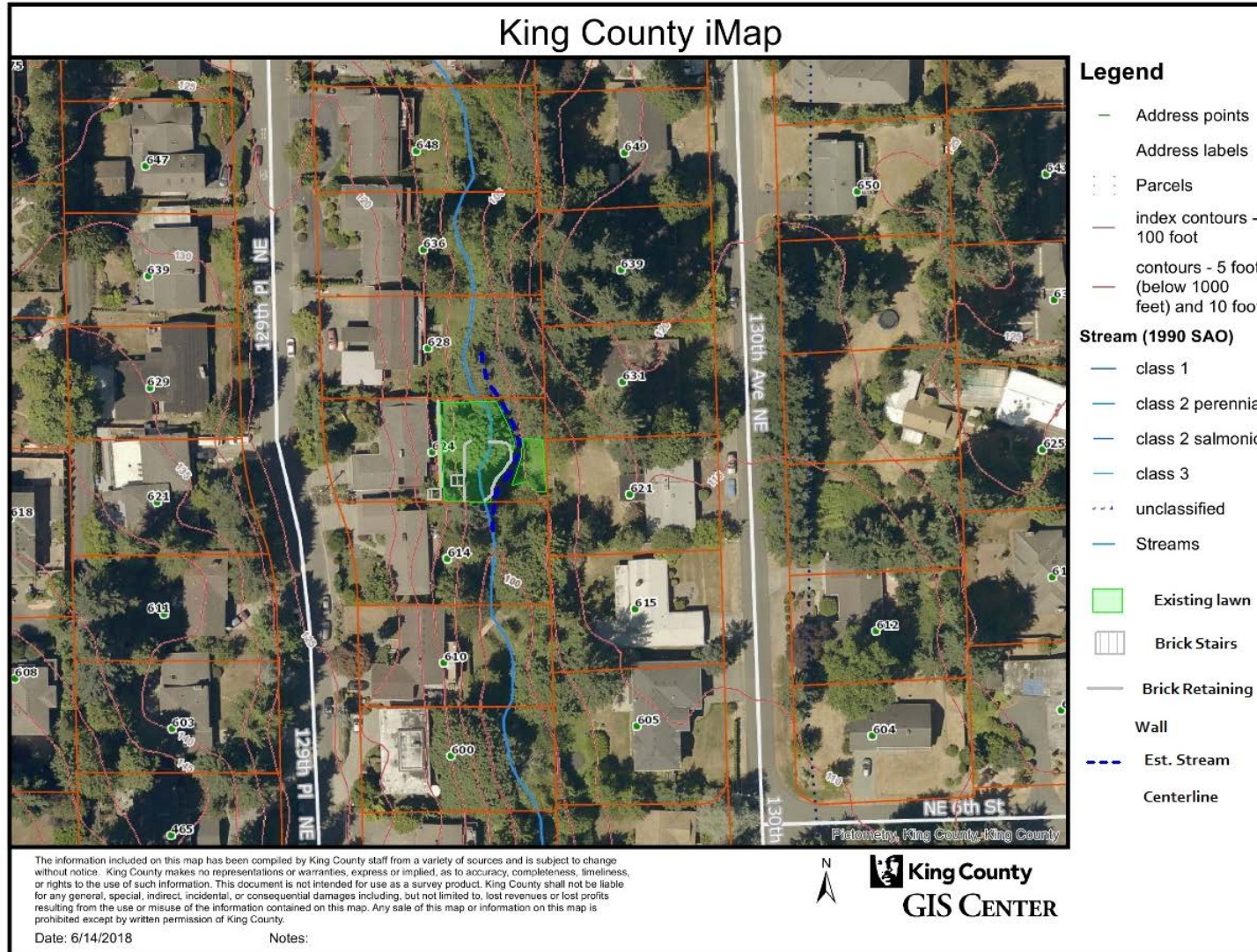


Figure 4. Backyard Plan View After Replacement of Stairs and Retaining Wall





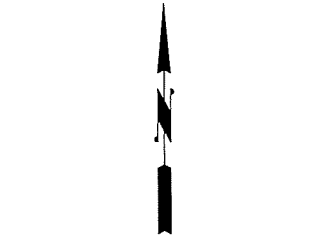
Figure 5. Landscape Brick Stairs and Retaining Walls



Figure 6. Landscape Brick Stairs and Retaining Walls



A PORTION OF NE 1/4, SECTION 33, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., CITY OF BELLEVUE, KING COUNTY, WASHINGTON



BASIS OF BEARING:

WASHINGTON STATE PLANE COORDINATE SYSTEM  
(NORTH ZONE, NAD 83/2011)

VERTICAL DATUM: NAVD 88

CONTOUR INTERVAL - 2'

LEGAL DESCRIPTION:  
LOT 5, BLOCK 1, BROOKWOOD MANOR PLAT IN VOLUME 73, PAGE 22, KING COUNTY, WASHINGTON.

NOTES:

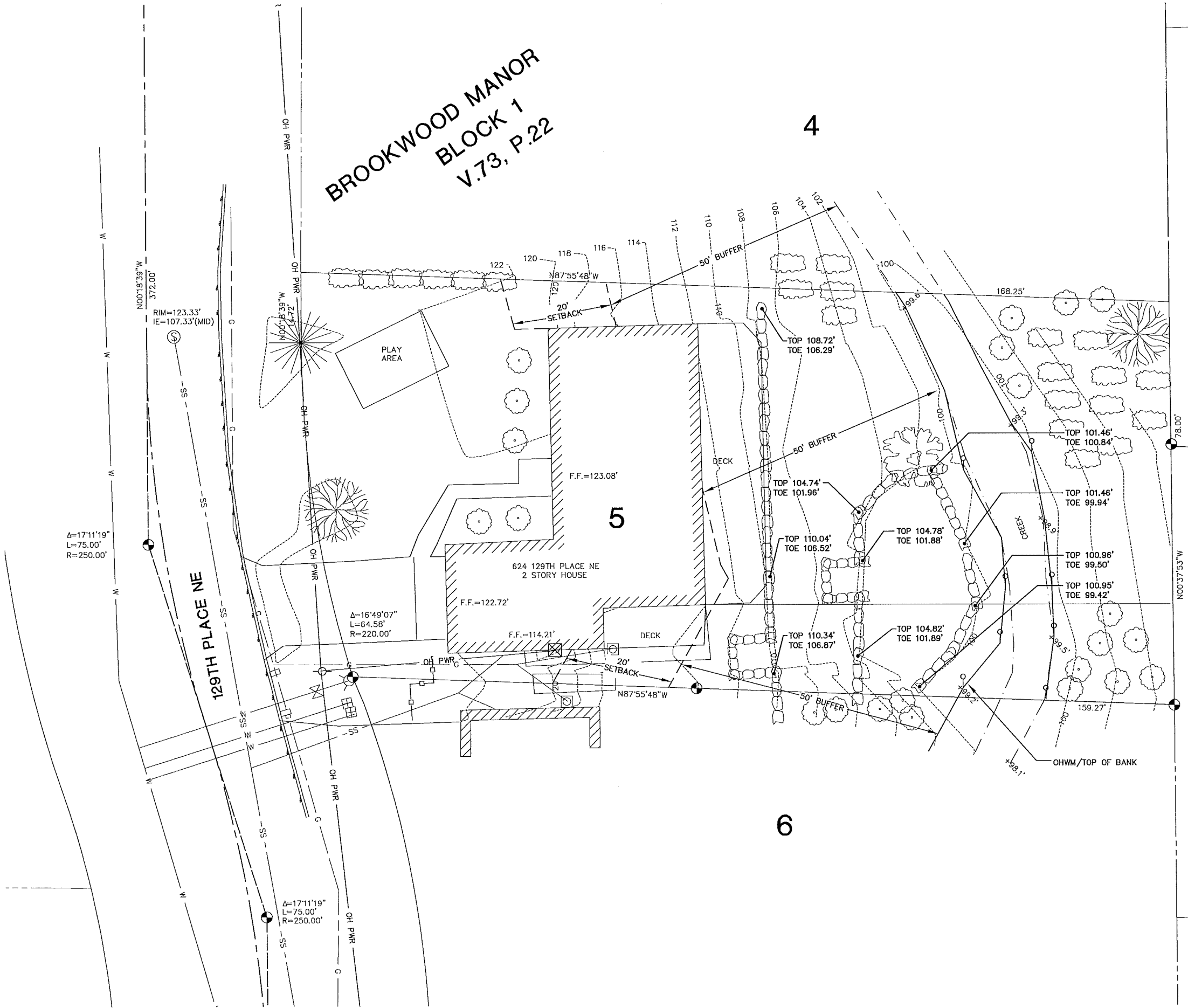
- LEGAL DESCRIPTION, EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS WERE PROVIDED BY CLIENT. IT SHOULD BE NOTED THAT IN PREPARING THIS SURVEY MAP, CHS ENGINEERS, LLC HAS NOT CONDUCTED AN INDEPENDENT TITLE SEARCH NOR IS CHS AWARE OF ANY TITLE ISSUES AFFECTING THE PROPERTY OTHER THAN THOSE SHOWN ON THIS MAP.
- BASIS OF BEARING: BASED ON FOUND MONUMENTS ALONG CENTERLINE OF 129TH PLACE NE.
- VERTICAL DATUM: NAVD 88 DATUM. PER CITY OF BELLEVUE CONTROL POINT 148, ELEVATION = 122.787 FEET.
- KING COUNTY ASSESSOR PARCEL NUMBER -- 115940-0050
- PARCEL AREA = 12,930 SQ.FT.
- FEMA FLOOD PANEL MAP #53033C0565F -- ZONE AE  
BASE FLOOD ELEVATION = 93.5 FEET (NGVD) / 97 FEET (NAVD) AT SITE  
USED FEMA REFERENCE MARK #RM176  
123.87 FEET (NGVD)  
127.23 FEET (NAVD -- BELLEVUE)
- UTILITIES OTHER THAN THOSE SHOWN MAY EXIST ON THE SITE. UNDERGROUND UTILITY LOCATIONS SHOWN HEREON ARE TAKEN FROM A COMPILATION OF PUBLIC RECORDS AND VISIBLE FIELD EVIDENCE. WE ASSUME NO LIABILITY FOR THE ACCURACY OF THE PUBLIC RECORDS. UNDERGROUND UTILITY LOCATIONS ARE ONLY APPROXIMATE. UNDERGROUND CONNECTIONS ARE SHOWN AS STRAIGHT LINES BETWEEN VISIBLE SURFACE LOCATIONS BUT MAY CONTAIN BENDS OR CURVES NOT SHOWN. FIELD VERIFICATION IS NECESSARY PRIOR TO OR DURING ANY CONSTRUCTION.

LEGEND

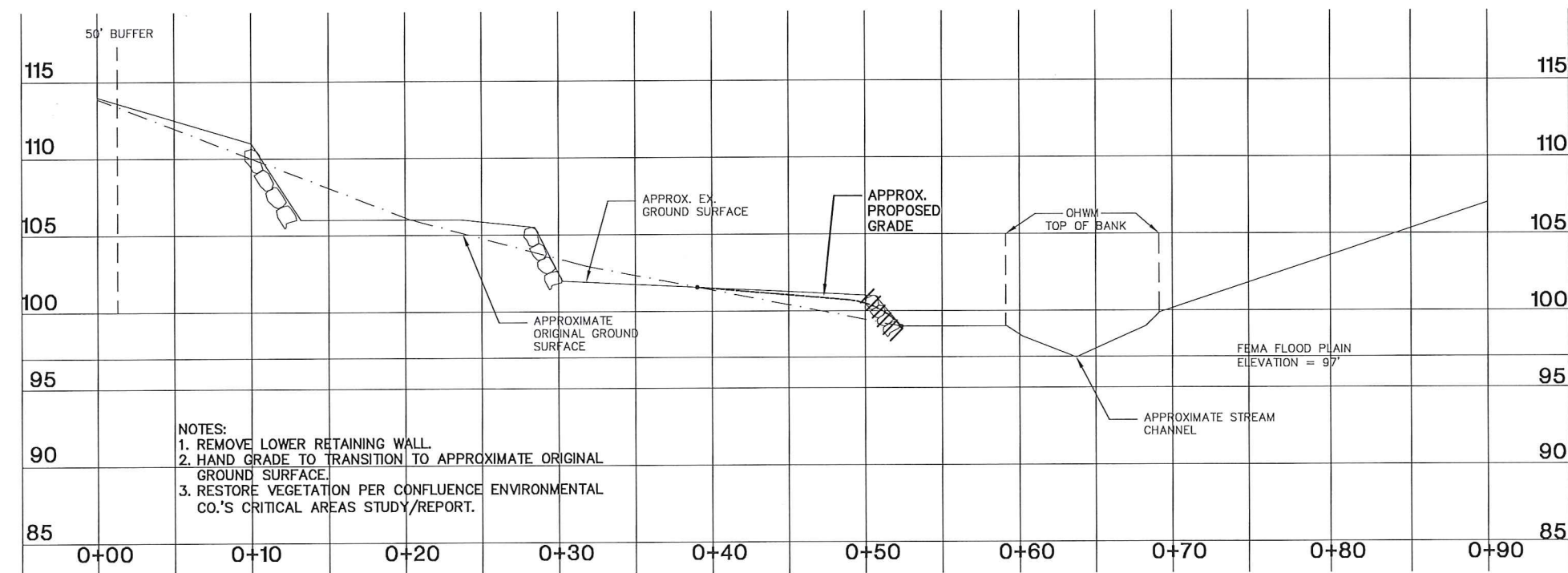
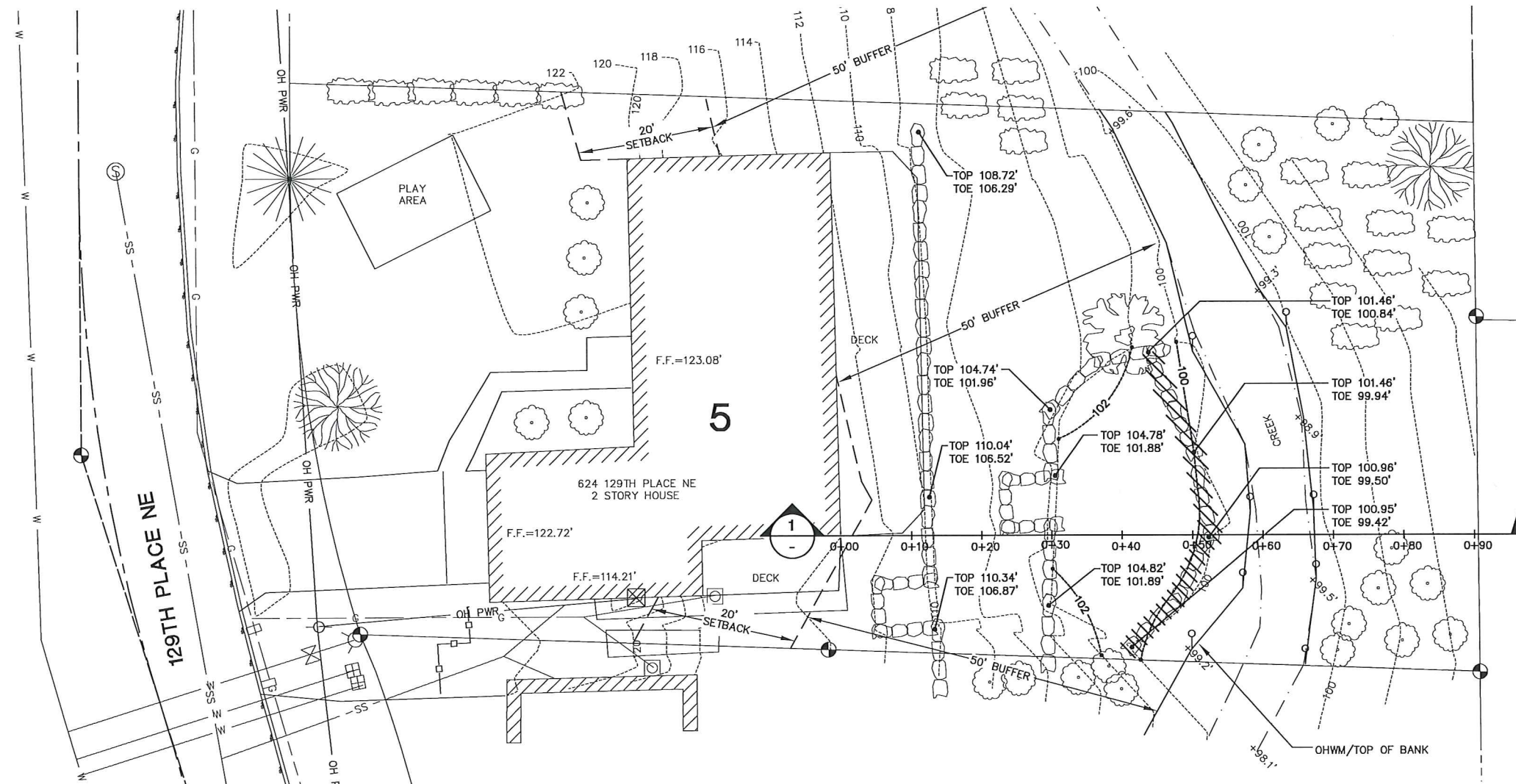
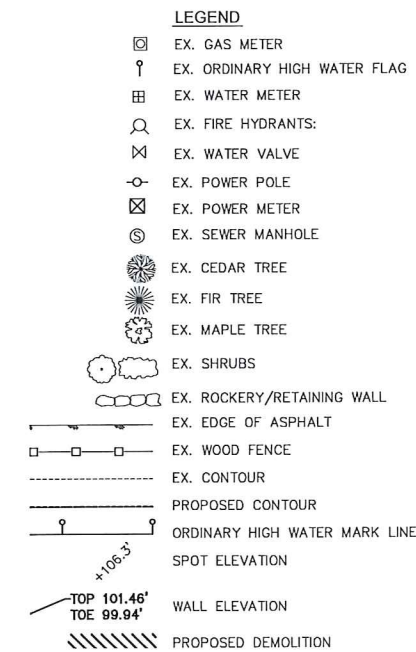
- EX. GAS METER
- EX. ORDINARY HIGH WATER FLAG
- EX. WATER METER
- EX. FIRE HYDRANTS:
- EX. WATER VALVE
- EX. POWER POLE
- EX. POWER METER
- EX. SEWER MANHOLE
- EX. CEDAR TREE
- EX. FIR TREE
- EX. MAPLE TREE
- EX. SHRUBS
- EX. ROCKERY/RETAINING WALL
- EX. EDGE OF ASPHALT
- EX. WOOD FENCE
- EX. CONTOUR
- PROPOSED CONTOUR
- ORDINARY HIGH WATER MARK LINE
- SPOT ELEVATION
- WALL ELEVATION
- PROPOSED DEMOLITION

SURVEY INSTRUMENTATION:

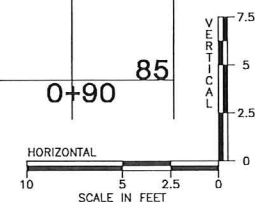
THIS SURVEY WAS PERFORMED BY FIELD TRAVERSE WITH THE FINAL RESULTS MEETING OR EXCEEDING THE CURRENT TRAVERSE STANDARDS CONTAINED IN W.A.C. 332-130-090.



BOUNDARY / TOPOGRAPHIC SURVEY	
Drawn: JPC	Designed: JPC
Checked: EZ	Approved: JPC
[CHS] ENGINEERS	
LONG CHEN AND YUN LI	
624 129TH PLACE NE BELLEVUE, WA 98005	
Sheet 1	Of 2
Job No. 691816	



### SITE - CROSS SECTION



# SITE PLAN



Drawn: SS  
Designed: EZ  
Checked: EZ  
Approved: EZ



12307 DEL-RED RD. STE. 101 BELLEVUE, WA 98003-2300  
TEL 425-637-3693  
[www.chsengineers.com](http://www.chsengineers.com)

LONG CHEN AND YUN LI

624 129TH PLACE NE  
BELLEVUE, WA 98005

Sheet 2 of 2

Job No.	
691816	-